

082.0

0002

0068.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

830,800 /

830,800

USE VALUE:

830,800 /

830,800

ASSESSED:

830,800 /

830,800

PROPERTY LOCATION

No	Alt No	Direction/Street/City
4		MELANIE LN, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	KIRBY WILLIAM R & ANN M/TRS	
Owner 2:	KIRBY 2018 TRUST	
Owner 3:		

Street 1:	4 MELANIE LN
Street 2:	

Twn/City:	ARLINGTON
StProv:	MA
Postal:	02474

Cntry:		Own Occ:	Y
Postal:	02474	Type:	

PREVIOUS OWNER	
Owner 1:	KIRBY WILLIAM R & ANN M/TRS -
Owner 2:	4 MELANIE LANE NOMINEE TRUST -
Street 1:	4 MELANIE LN
Twn/City:	ARLINGTON
StProv:	MA
Postal:	02474

NARRATIVE DESCRIPTION
This parcel contains 7,281 Sq. Ft. of land mainly classified as One Family with a Garrison Building built about 1984, having primarily Vinyl Exterior and 1946 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS
Code Descrip/No Amount Com. Int

PROPERTY FACTORS
Item Code Description % Item Code Description
Z R1 SINGLE FA 100 water
o
n
Census:
Flood Haz:
D Topo 2 Above Street
s Street
t Gas:

LAND SECTION (First 7 lines only)
Use Description LUC No of Units Depth / PriceUnits Unit Type Land Type LT Factor Base Value Unit Price Adj Neigh Neigh Influ Neigh Mod Infl 1 % Infl 2 % Infl 3 % Appraised Value Alt Class % Spec Land J Code Fact Use Value Notes

101 One Family 7281 Sq. Ft. Site 0 70. 0.88 6
446,899 446,900

IN PROCESS APPRAISAL SUMMARY

Legal Description								User Acct
101 7281.000 383,900 446,900 830,800								
Total Card 0.167 383,900 446,900 830,800	Entered Lot Size							
Total Parcel 0.167 383,900 446,900 830,800	Total Land:							
Source: Market Adj Cost	Land Unit Type:							

Parcel ID								PRIOR ID
082.0-0002-0068.0								16692!

Total Card / Total Parcel

830,800 /

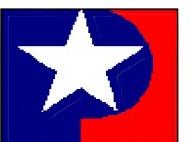
830,800

830,800 /

830,800

830,800 /

830,800



USER DEFINED	
Prior Id # 1:	144463
Prior Id # 2:	
Prior Id # 3:	
Date:	12/14/08

PRINT	
Date	Time
12/10/20	21:25:17
LAST REV	
Date	Time
07/26/18	09:44:55

mmcmakin	
6692	ASR Map:
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

SALES INFORMATION								TAX DISTRICT				PAT ACCT.			
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes						
KIRBY WILLIAM R	71195-500	1	6/22/2018	Convenience	10	No	No								
KIRBY WILLIAM R	70568-497		1/30/2018	Convenience	1	No	No								
	18206-60		6/1/1987		246,500	No	No	Y							

BUILDING PERMITS										ACTIVITY INFORMATION					
Date Number Descrip Amount C/O Last Visit Fed Code F. Descrip Comment										Date	Result	By	Name		
2/27/2004 112 Re-Roof 4,500 G6 GR FY06										12/14/2008	Meas/Inspect	189	PATRIOT		
										2/10/2005	Permit Visit	BR	B Rossignol		
										2/26/2000	Inspected	197	PATRIOT		
										1/13/2000	Mailer Sent				
										1/13/2000	Measured	243	PATRIOT		
										2/1/1985		RG			

Sign: VERIFICATION OF VISIT NOT DATA _____ / _____ / _____

